

Building :HOLDING49 (BUILDING)

Floor Name	Total Built Up Area (Sq.mt.)	Deductions (Area in Sq.mt.)		Proposed FAR Area		Add Area In FAR (Sq.mt.)	Total FAR Area (Sq.mt.)	Total Consumed Additional FAR Area (Sq.mt.)	Trmt (No.)
		Parking	Resi.	Commercial	Stair				
Parking Floor	93.18	85.13	0.00	0.00	8.05	8.05	8.05	8.05	00
First Floor	93.18	0.00	0.00	93.18	0.00	93.18	93.18	93.18	01
Second Floor	93.18	0.00	93.18	0.00	0.00	93.18	93.18	93.18	01
Terrace Floor	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	00
Total	279.54	85.13	93.18	93.18	8.05	194.41	194.41	194.41	02
Total Number of Same Buildings	1								
Total	279.54	85.13	93.18	93.18	8.05	194.41	194.41	194.41	02

SCHEDULE OF DOOR:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
HOLDING49 (BUILDING)	D2	0.76	2.13	06
HOLDING49 (BUILDING)	D1	0.91	2.13	03
HOLDING49 (BUILDING)	D0	1.07	2.13	02

SCHEDULE OF WINDOW/VENTILATION:

BUILDING NAME	NAME	LENGTH	HEIGHT	NOS
HOLDING49 (BUILDING)	V	0.61	0.61	06
HOLDING49 (BUILDING)	W1	0.91	1.22	01
HOLDING49 (BUILDING)	W	1.52	1.22	04

UnitBUA Table for Building :HOLDING49 (BUILDING)

FLOOR	Name	UnitBUA Type	UnitBUA Area	Carpet Area	No. of Rooms	No. of Tenement
FIRST FLOOR PLAN	SHOP	SHOP	82.55	76.76	6	1
SECOND FLOOR PLAN	SPLIT HOUSE	FLAT	93.18	83.34	9	1
Total	-	-	175.73	160.10	15	2

Proposal Basic Information

Proposal File No.	JNAC/BP/0145/W3/2021
Owner Name	ABDUL MATALIB KHAN ABDUL LATIF KHAN MD HASSA KHAN MD HUSSAIN KHAN MD JAWED AKHTAR KHAN
Khata No	85
Plot No	897
Village Name	Bisthupur
Use	Mixed
SubUse	Resi+Comm

AREA STATEMENT JAMSHEDPUR NAC

VERSION NO.: 1.0/62
VERSION DATE: 16/10/2020

PROJECT DETAIL:

Region: JHARKHAND URBAN LOCAL BODIES	Plot Use: Mixed
District: EAST SINGHBHUM	Plot SubUse: Resi+Comm
Authority: JAMSHEDPUR NAC	Plot/Nearby/Religious/Structure: NA
Inward No.: JNAC/BP/0145/W3/2021	Plot/SubPlot No: 897
Application Type: General Proposal	North: Plot No. -
Project Type: Building Permission	South: Plot No. -
Nature of Development: New	East: Road Width - 9.31
Location of Development Area: Old Area	West: Plot No. -

AREA DETAILS:

AREA OF PLOT (Minimum)	(A)	SQ.MT.
NET AREA OF PLOT (Gross Plot Area - Deduction from Gross Plot Area)	(A-Deductions)	139.35
Deduction for Balance Plot Area (from Gross Plot Area)		
Common Plot		22.77
Total		22.77
BALANCE AREA OF PLOT (Net Plot Area - Recreational/Amenity space)	(A-Deductions)	116.58
PLOT AREA FOR COVERAGE (Net Plot Area)	(A-Deductions)	139.35
Plot Area for FAR (Net Plot Area + Road Widening Area)	(A-Deductions)	139.35

COVERAGES CHECK

Permissible Coverage area (70.00 %)	97.55
Proposed Coverage Area (66.87 %)	93.18
Total Prop. Coverage Area (66.87 %)	93.18
Balance coverage area (3.14 %)	4.37

FAR CHECK

Perm. FAR Area (2.50)	348.38
Total Perm. FAR area	348.38
Residential FAR	93.18
Commercial FAR	93.18
Total Proposed FAR Area	194.41
Total Proposed FAR Area	194.41
Consumed FAR (Factor)	1.40
Balance FAR Area	153.97

BUILT UP AREA CHECK

Total Proposed BuiltUp Area	279.54
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ARCHITECT (Regd) NIKHIL SHUKLA
ENGINEER (Regd)
SUPERVISOR (Regd)

OWNER (Regd) ABDUL MATALIB KHAN ABDUL LATIF KHAN MD HASSAN KHAN MD HUSSAIN KHAN MD JAWED AKHTAR KHAN

DEVELOPMENT AUTHORITY LOCAL BODY

COLOR INDEX

PLOT BOUNDARY	Black
ABUTTING ROAD	Red
PROPOSED CONSTRUCTION	Green
COMMON PLOT	Yellow
ROAD WIDENING AREA	Blue
EXISTING (To be retained)	Orange
EXISTING (To be demolished)	Light Blue

Buildingwise Floor FAR Details

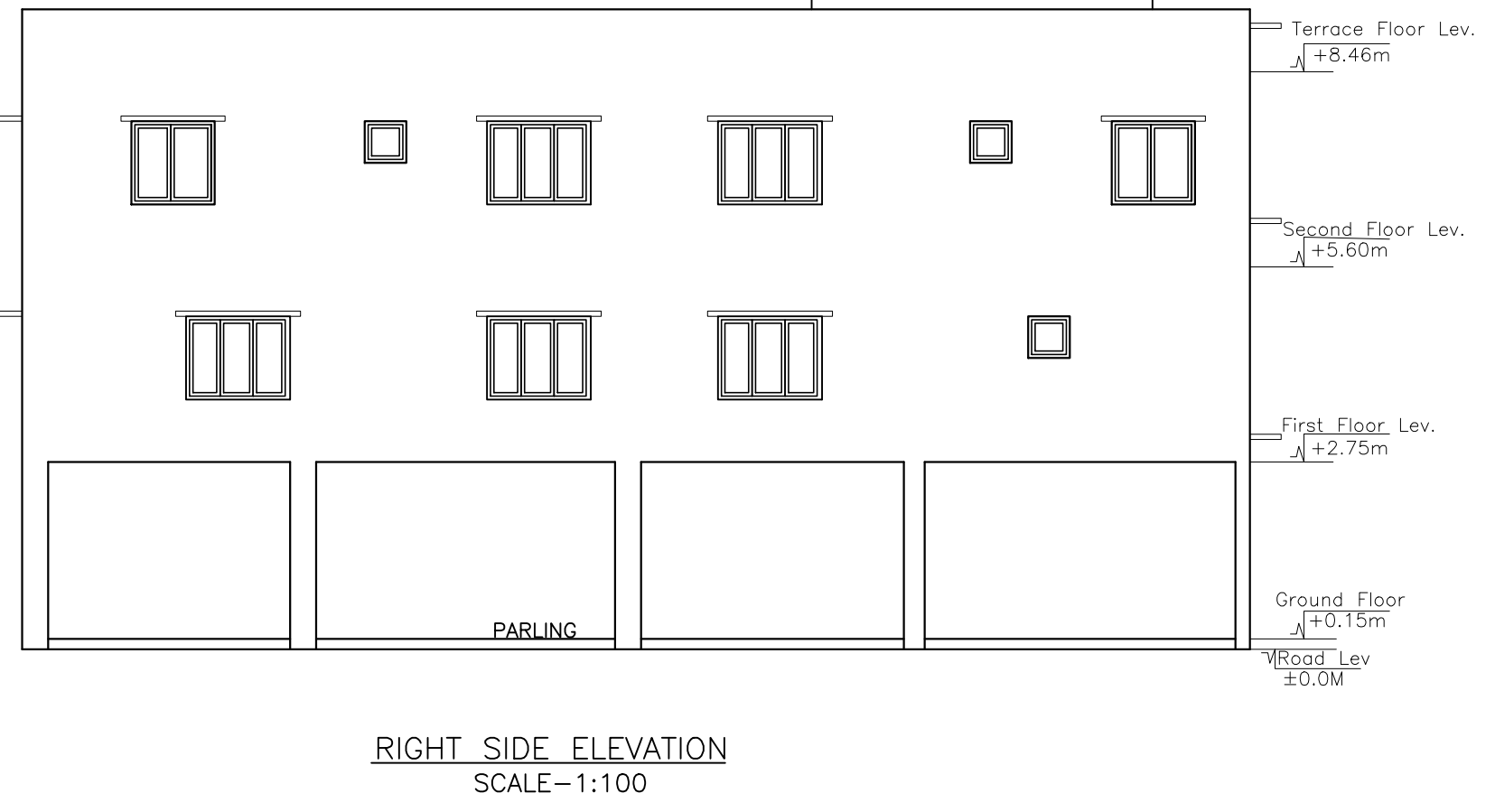
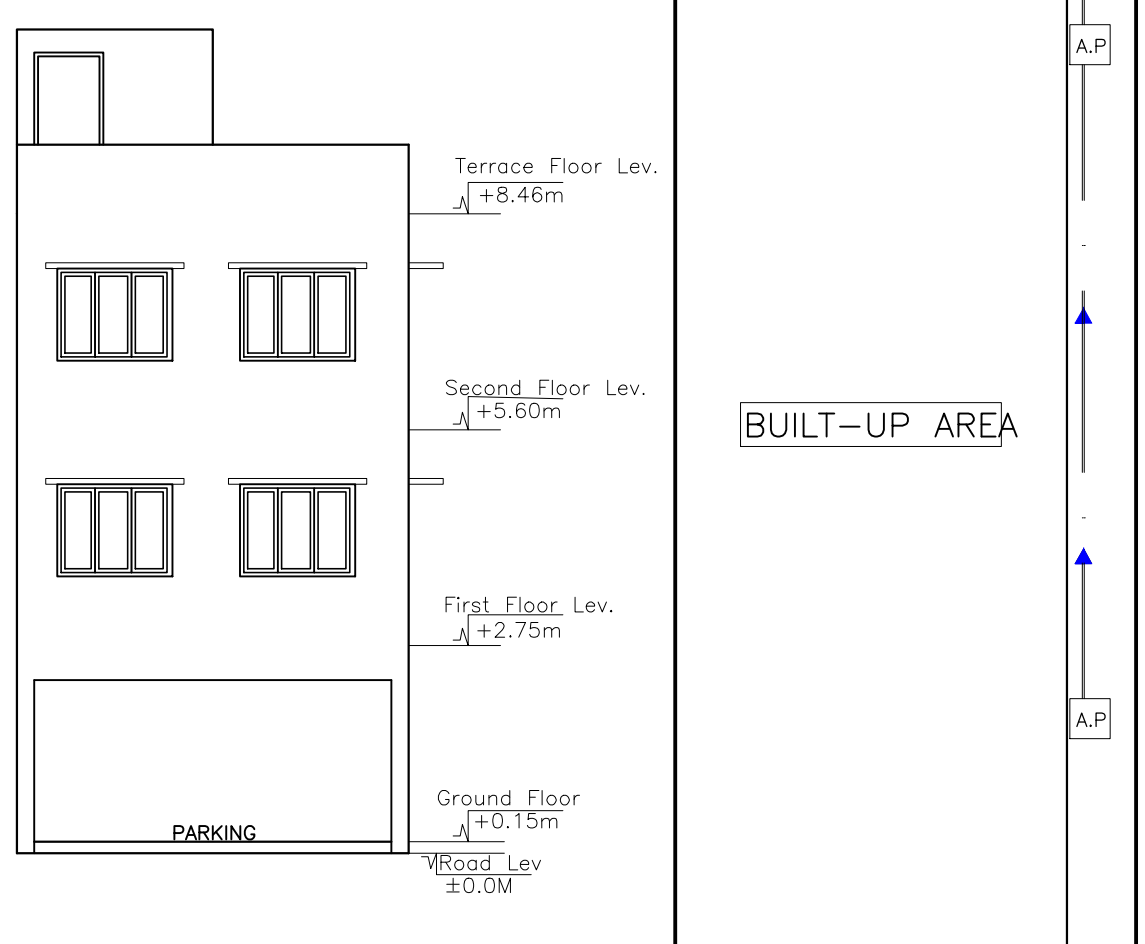
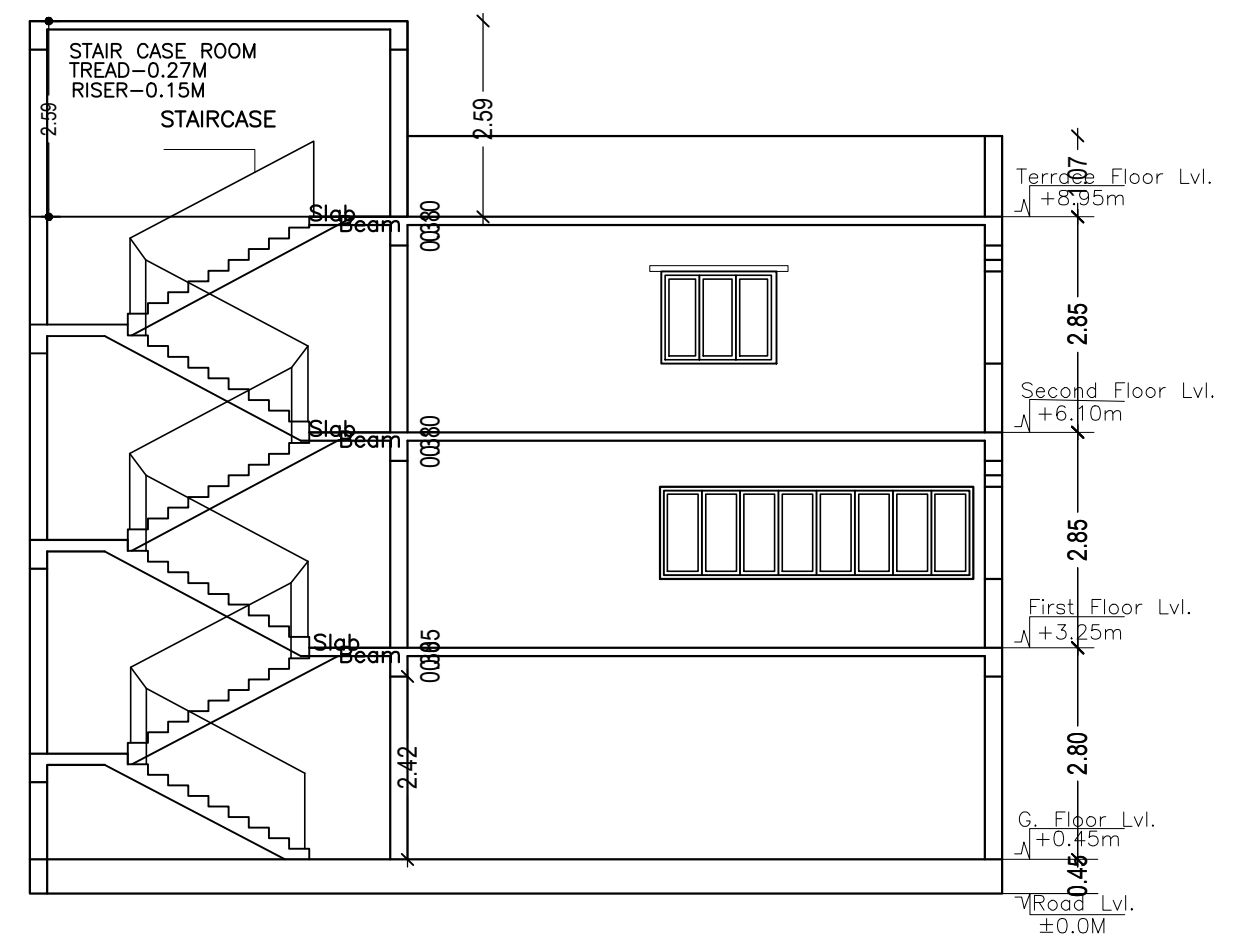
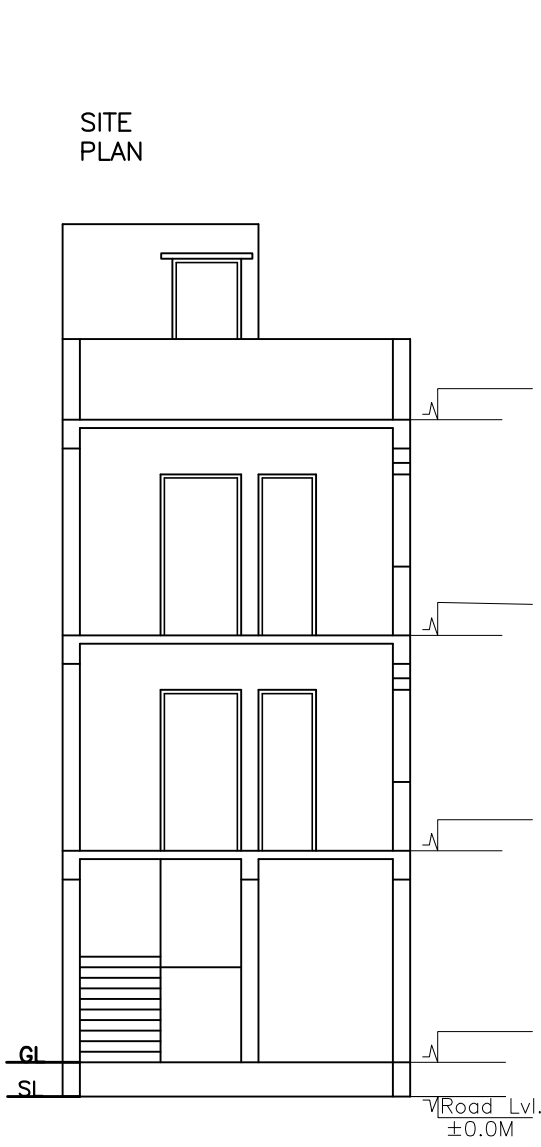
Floor Name	BUILDING Name HOLDING49 (BUILDING)		Total	
	Proposed Built Up Area (Sq.mt.)	Proposed FAR Area (Sq.mt.)	Total Proposed Built Up Area (Sq.mt.)	Total FAR Area (Sq.mt.)
Parking Floor	93.18	8.05	93.18	8.05
First Floor	93.18	93.18	93.18	93.18
Second Floor	93.18	93.18	93.18	93.18
Terrace Floor	0.00	0.00	0.00	0.00
Total	279.54	194.41	279.54	194.41

Building USE/SUBUSE Details

Building Name	Building Use	Building SubUse	Building Structure
HOLDING49 (BUILDING)	Residential	Bungalow/ Dwelling / Non Apartment	Non-Highrise

FAR & Tenement Details (Table 4c-1)

Building	No. of Same Bldg	Total Built Up Area (Sq.mt.)	Deductions (Area in Sq.mt.)		Proposed FAR Area		Add Area In FAR (Sq.mt.)	Total FAR Area (Sq.mt.)	Total Consumed Additional FAR Area (Sq.mt.)	Trmt (No.)
			Parking	Resi.	Commercial	Stair				
HOLDING49 (BUILDING)	1	279.54	85.13	93.18	93.18	8.05	194.41	194.41	02	
Grand Total	1	279.54	85.13	93.18	93.18	8.05	194.41	194.41	02	



Required Parking (Table 7a)

Building Name	Type	SubUse	Area (Sq.mt.)	Reqd. Prop.		Car		Visitors Car		TwoWheeler		
				Reqd./Unit	Reqd. Prop.	Reqd./Unit	Reqd. Prop.	Reqd./Unit	Reqd. Prop.	Reqd./Unit	Reqd. Prop.	
HOLDING49 (BUILDING)	Commercial	Shop	>0	50	85.13	1	2	-	-	-	-	
		Bungalow/ Dwelling / Non Apartment	>0	50	85.13	-	-	-	-	1	4	
Total	Residential	Bungalow/ Dwelling / Non Apartment	>0	1	1.00	1	1	-	-	-	-	
		Bungalow/ Dwelling / Non Apartment	>0	1	1.00	-	-	1	1	-	-	
Total			-	-	-	3	3	-	1	1	4	4

Parking Check (Table 7b)

Vehicle Type	Reqd.		Prop.	
	No.	Area	No.	Area
Car	-	-	1	12.50
Three Stack Car	-	-	2	25.00
Total Car	3	37.50	3	37.50
Visitor's Car Parking	-	-	1	12.50
Three Stack Visitor Parking	-	-	2	25.00
Total Visitor Parking	1	12.50	3	37.50
TwoWheeler	-	-	4	8.00
Total TwoWheeler	4	8.00	4	8.00
Other Parking	-	-	-	56.13
Total		58.00		147.13

LTP NAME AND SIGNATURE NIKHIL SHUKLA JNAC/ARC/0015/2019

STRUCTURAL ENG'S NAME AND SIGNATURE

BUILDER NAME AND SIGNATURE

DIGITAL SIGNATURE

Proposal Basic Information

Proposal File No.	JNAC/BP/0145/W3/2021
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Khata No	85
Plot No	897
Village Name	Bisthupur
Use	Mixed
SubUse	Resi+Comm

LTP NAME AND SIGNATURE	STRUCTURAL ENG'S NAME AND SIGNATURE	BUILDER NAME AND SIGNATURE	DIGITAL SIGNATURE
NIKHIL SHUKLA JNAC/ARC/0015/2019			